

INVITATION TO BID

**COMMONWEALTH OF KENTUCKY,
TRANSPORTATION CABINET**

SALE OF SURPLUS REAL PROPERTY

**5.0646 +/- ACRES
VACANT TRACT, ZONED C-1
MIDDLETOWN, JEFFERSON COUNTY, KY**

TRACT 1 - Parcel Nos. 133X (all), 134X (all), 135X (all), and 136X (all)

A 5.0646 acre tract of generally level land located at the Northeast corner of North English Station Road and Shelbyville Road within the city limits of Middletown, KY, is being offered for sale "As-Is." This property is unimproved. A portion of the tract is covered in brush/woodland and the remainder in grass. The property is currently being used as a staging area for a road construction project. The successful bidder will take possession February 1, 2012. Source of Title DB 5048, PG 960, DB 5029, PG 687, and DB 5041, PG 224 all being of record in the office of the Jefferson County Court Clerk.

The Commonwealth of Kentucky, Transportation Cabinet will accept sealed bid proposals for the sale of the above described tract. Bids will be opened and read on Thursday, Oct. 13, 2011, at 2:00 p.m. Eastern Time, at the Kentucky Transportation Cabinet Building, 4th Floor, Room # 422, 200 Mero Street, Frankfort, KY 40622.

GENERAL INFORMATION & TERMS OF SALE

All bids must be submitted on the approved bid form, which may be obtained by contacting Mark McCoy, Division of Right of Way, at 502-564-9900 ext. 3453, or by email at mark.mccoy@ky.gov. An Auction Bid Reserve in the amount of \$2,180,000 will apply. Any bids tendered in an amount less than the reserve will not be accepted.

Pre-approval of financing for the bid amount must be included with bid submission. All bids tendered must be accompanied by a deposit in the form of a certified instrument in the amount of 20 percent of the total bid made payable to the Kentucky State Treasurer as a guarantee of good faith. No cash or letters-of-credit will be accepted. There will be no exceptions. The high bidder will be required to sign a Purchase Agreement immediately following the bid opening and the acceptance of the high bid. The good-faith deposit of all unsuccessful bidder(s) will be returned via U.S. mail once bids have been opened and the high bid awarded. The good-faith deposit of the successful bidder will be accepted upon execution of the Purchase Agreement and is non-refundable.

It shall be the responsibility of prospective bidders to inspect and investigate this real estate prior to the auction to determine pertinent factors of access, zoning, easements, utilities, etc. No refunds or adjustments will be made nor will failure to inspect the property be grounds for any claim for relief from a bid once submitted.

All persons attending the bid opening are subject to security screening when entering the Transportation Cabinet Building. All bids shall be time-stamped in the Division of Purchases no later than the due date and time defined in this notice. In-person or courier delivered bids in response to this notice shall be delivered to The Division of Purchases, located on the 4th Floor, East. Delays due to building security checks shall not be justification for acceptance of a late bid.

This sale is subject to the approval of the Secretary of the Finance and Administration Cabinet, as authorized by KRS Chapters 45A and 56. THE COMMONWEALTH OF KENTUCKY RESERVES THE RIGHT TO REJECT ANY AND ALL BIDS.

NOTICE TO BIDDERS - For additional information and photos of the property visit www.finance.ky.gov and click the link on the right-side of the page for Kentucky Surplus Real Estate.

NOTICE: THIS PROPERTY IS BEING SOLD "AS IS".

If you plan to attend the bid opening and have a disability that requires accommodation by the Transportation Cabinet, please contact our office at (502) 564-3210, by 2:00 p.m. Eastern Time, Tuesday, Oct. 11, for reasonable accommodation.